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APPLICATION OF UA HOLDINGS § PUBLIC UTILITY COMMISSION
1994-5 LP DBA SC UTILITIES FOR §
CLASS D RATE ADJUSTMENTS § OF TEXAS

NOTICE OF APPROVAL

This Notice of Approval addresses the application of UA Holdings 1994-5 LP dba SC Utilities, a class D utility, for an annual rate adjustment under Texas Water Code (TWC) § 13.1872. The Commission increases UA Holdings’ monthly minimum charges and gallonage rates by 5%, effective April 1, 2022.

I. Findings of Fact

The Commission makes the following findings of fact.

Applicant

1. UA Holdings is a Texas domestic limited partnership registered with the Texas secretary of state under filing number 800240916.
2. UA Holdings has an assumed name certificate under the name SC Utilities registered with the Texas secretary of state as of May 9, 2018.
3. UA Holdings owns and operates for compensation in Texas equipment or facilities for the transmission, storage, distribution, sale, or provision of potable water to the public in Harris County under certificate of convenience and necessity (CCN) number 11749 and serves 33 active water connections
4. UA Holdings owns or operates for compensation in Texas equipment or facilities for the collection, transportation, treatment, or disposal of sewage or other operation of a sewage disposal service for the public in Harris and Montgomery counties under CCN number 20586 and serves 200 active sewer connections.
5. UA Holdings operates wastewater systems permitted by the Texas Commission on Environmental Quality (TCEQ) under permit numbers WQ0012248001, WQ0014468001, and WQ0012000001.

6. UA Holdings operates a water system registered under with the TCEQ under identification number 1011916.

Application

7. On December 21, 2021, UA Holdings filed three separate applications for a class D annual rate adjustment of 5%.
8. This first application was filed in Docket No. 53006,¹ and concerned UA Holdings' request for a 5% rate increase for the 15 active sewer connections the company serves in the Meadow Vista Business Park under CCN number 20586.
9. This second application was filed in Docket No. 53007,² and concerned UA Holdings' request for a 5% rate increase for the 33 active water connections and 33 active sewer connections the company serves in the Spring Cypress Shopping Center under CCN numbers 11749 and 20586.
10. This third application was filed in Docket No. 53008,³ and concerned UA Holdings' request for a 5% rate increase for the 152 active sewer connections the company serves in the Sunrise Ranch Subdivision under CCN number 20586.
11. In Order No. 3 filed on February 4, 2022, the administrative law judge (ALJ) found the applications administratively complete and accepted for filing. Further, because all three applications involved the same utility, the ALJ consolidated the three applications into one docket, Docket No. 53006, and closed Docket Nos. 53007 and 53008.
12. The consolidated application is UA Holdings' second request for a class D rate adjustment between base rate proceedings.

Rate Adjustments

13. UA Holdings requests a 5% increase to its water and sewer rates.

¹ *Application of UA Holdings 1994-5 LP dba SC Utilities for a Class D Rate Adjustment for the Meadow Vista Business Park*, Docket No. 53006 (pending).

² *Application of UA Holdings 1994-5 LP dba SC Utilities for a Class D Rate Adjustment for the Spring Cypress Shopping Center*, Docket No. 53007, Order No. 3, Consolidating Dockets, Restyling the Case, Findings Applications Administratively Complete, and Addressing Notice (Feb. 4, 2022).

³ *Application of UA Holdings 1994-5 LP dba SC Utilities for a Class D Rate Adjustment for the Sunrise Ranch Subdivision*, Docket No. 53008 Order No. 3, Consolidating Dockets, Restyling the Case, Findings Applications Administratively Complete, and Addressing Notice (Feb. 4, 2022).

14. For the Meadow Vista Business Park, UA Holdings’ current and proposed monthly sewer rates are:

Current Flat Rate	Proposed Flat Rate
\$516.00	\$541.80

15. For the Spring Cypress Shopping Center, UA Holdings’ current and proposed monthly water and sewer rates are:

Water

Meter Size	Current Minimum Monthly Charge (includes 2,000 gallons)	Proposed Minimum Monthly Charge (includes 2,000 gallons)
1”	\$56.31	\$59.13
1 1/2”	\$105.71	\$111.00
2”	\$165.48	\$173.75

Gallonge Rate	Current Gallonge Rate (per 1,000 gallons)	Proposed Gallonge Rate (per 1,000 gallons)
	\$3.38	\$3.55

Sewer

Meter Size	Current Minimum Monthly Charge (includes 0 gallons)	Proposed Minimum Monthly Charge (includes 0 gallons)
5/8”	\$53.66	\$56.34
3/4”	\$80.50	\$84.53
1”	\$134.16	\$140.87
1 1/2”	\$268.32	\$281.74
2”	\$429.31	\$450.78
3”	\$804.96	\$845.21
4”	\$1,341.60	\$1,408.68
6”	\$2,683.20	\$2,817.36
8”	\$4,293.12	\$4,507.78

Gallonge Charge	Current Gallonge Rate (per 1,000 gallons)	Proposed Gallonge Rate (per 1,000 gallons)
	\$7.12	\$7.48

16. For the Sunrise Ranch Subdivision, UA Holdings' current and proposed monthly sewer rates are:

Meter Size	Current Minimum Monthly Charge (includes 0 gallons)	Proposed Minimum Monthly Charge (includes 0 gallons)
5/8"	\$48.50	\$50.93

Gallage Charge	Current Gallage rate (per 1,000 gallons)	Proposed Gallage Rate (per 1,000 gallons)
	\$8.26	\$8.67

Tariffs

17. On February 11, 2022, Commission Staff filed the proposed water and sewer tariffs.

II. Conclusions of Law

The Commission makes the following conclusions of law.

1. The Commission has authority over the consolidated application under TWC § 13.1872.
2. UA Holdings is a public utility as defined in TWC § 13.002(23) and a class D utility under TWC § 13.002(4-d).
3. Under TWC § 13.1872(f), UA Holdings may adjust its rates not more than once each year and not more than four times between rate proceedings under TWC § 13.1871.
4. A 5% increase in UA Holdings' monthly water and sewer rates complies with TWC § 13.1872(e)(2).
5. The Commission processed the application in accordance with the requirements of the TWC, the Administrative Procedure Act,⁴ and Commission rules.
6. UA Holdings demonstrated that it has met the requirements of TWC § 13.1872 for approval of the rate adjustments.
7. Under TWC § 13.1872(c)(1), UA Holdings must provide notice 30 days before the effective date of the approved change.

⁴ Tex. Gov't Code §§ 2001.001–.903.

8. Under 16 Texas Administrative Code § 24.49(e), UA Holdings must provide notice after it receives a written order by the Commission approving or modifying the application.

III. Ordering Paragraphs

In accordance with these findings of fact and conclusions of law, the Commission issues the following orders.

- The Commission approves UA Holdings' consolidated application for a class D annual rate adjustment, effective April 1, 2022.
- Effective April 1, 2022, for the Meadow Vista Business Park, UA Holdings' monthly flat rate sewer charge is:

Flat Rate
\$541.80

- Effective April 1, 2022, for Spring Cypress Shopping Center, UA Holdings' minimum monthly water charges, by meter size, and water gallonage rates are:

Meter Size	Minimum Monthly Charge (includes 2,000 gallons)
1"	\$59.13
1 1/2"	\$111.00
2"	\$173.75

Gallonage Rate	Gallonage Rate (per 1,000 gallons)
	\$3.55

- Effective April 1, 2022, for Spring Cypress Shopping Center, UA Holdings' minimum monthly sewer charges, by meter size, and gallonage rates are:

Meter Size	Minimum Monthly Charge (includes 0 gallons)
5/8"	\$56.34
3/4"	\$84.53
1"	\$140.87
1 1/2"	\$281.74
2"	\$450.78
3"	\$845.21

4"	\$1,408.68
6"	\$2,817.36
8"	\$4,507.78

Gallage Rate	Gallage Rate (per 1,000 gallons)
	\$7.48

5. Effective April 1, 2022, for Sunrise Ranch Subdivision, UA Holdings’ minimum monthly sewer charges, by meter size, and sewer gallonage rates are:

Meter Size	Minimum Monthly Charge (include 0 gallons)
5/8"	\$50.93

Gallage Rate	Gallage Rate (per 1,000 gallons)
	\$8.67

6. The Commission approves the tariffs filed by Commission Staff on February 11, 2022.
7. Within ten days of the date of this Notice of Approval, Commission Staff must file a clean copy of the tariffs approved by this Notice of Approval, with the approved effective date, with Central Records to be marked *Approved* and kept in the Commission tariff book.
8. UA Holdings must, by March 1, 2022, provide to each ratepayer by mail, or by electronic mail if the ratepayer has agreed to receive communications electronically, notice of the rate adjustments with the effective date of April 1, 2022, using the form attached to UA Holdings’ December 21, 2021 applications.
9. By March 16, 2022, UA Holdings must file proof that it has provided notice as specified above.
10. The Commission denies all other motions and any other requests for general or specific relief that have not been expressly granted.

Signed at Austin, Texas the 14th day of February 2022.

PUBLIC UTILITY COMMISSION OF TEXAS



HUNTER BURKHALTER
CHIEF ADMINISTRATIVE LAW JUDGE